

IT IS HEREBY ADJUDGED  
and DECREED this is SO  
ORDERED.



**TIFFANY & BOSCO**  
P.A.

Dated: March 17, 2011

**2525 EAST CAMELBACK ROAD**

**SUITE 300**

**PHOENIX, ARIZONA 85016**

**TELEPHONE: (602) 255-6000**

**FACSIMILE: (602) 255-0192**

*Sarah S. Curley*

**SARAH S. CURLEY**  
U.S. Bankruptcy Judge

Mark S. Bosco  
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Attorneys for Movant

11-04044

**IN THE UNITED STATES BANKRUPTCY COURT**  
**FOR THE DISTRICT OF ARIZONA**

IN RE:

No. 2:11-BK-02857-SSC

Sean J. Hill  
Debtor.

Chapter 7

ORDER

Wells Fargo Bank, N.A.  
Movant,

vs.

(Related to Docket #12)

Sean J. Hill, Debtor, Andrew S. Nemeth, Trustee.  
Respondents.

Movant's Motion for Relief from the Automatic Stay and Notice along with the form of proposed Order Lifting Stay, having been duly served upon Respondents, Respondents' counsel and Trustee, if any, and no objection having been received, and good cause appearing therefore,

IT IS HEREBY ORDERED that all stays and injunctions, including the automatic stays imposed

1 by U.S. Bankruptcy Code 362(a) are hereby vacated as to Movant with respect to that certain real  
2 property which is the subject of a Deed of Trust dated June 23, 2008 and recorded in the office of the  
3 Maricopa County Recorder wherein Wells Fargo Bank, N.A. is the current beneficiary and Sean J. Hill  
4 has an interest in, further described as:

5 LOT 85, LANGLEY GATEWAY ESTATES 2, ACCORDING TO  
6 BOOK 744 OF MAPS, PAGE 22, RECORDS OF MARICOPA COUNTY, ARIZONA.

7 IT IS FURTHER ORDERED that Movant may contact the Debtor by telephone or written  
8 correspondence regarding a potential Forbearance Agreement, Loan Modification, Refinance  
9 Agreement, or other Loan Workout/Loss Mitigation Agreement, and may enter into such agreement  
10 with Debtor. However, Movant may not enforce, or threaten to enforce, any personal liability against  
11 Debtor if Debtors personal liability is discharged in this bankruptcy case.

12 IT IS FURTHER ORDERED that this Order shall remain in effect in any bankruptcy chapter  
13 to which the Debtor may convert.

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